



Oconee County Regional Airport (CEU – Seneca, SC)  
 Nebo Church Rd. Relocation & West Apron Expansion  
 Pre-Bid Meeting Minutes  
 May 30, 2019 @ 11:00 AM  
 Terminal Building Conference Room

1. Contact Information

<u>Role</u> Organization	Contact Person	Address	Phone	E-mail
<u>Engineer</u> WK Dickson (WKD)	Michael Joseph Project Manager	1320 Main St., Ste. 400 Columbia, SC 29201	(770) 955-5574	<a href="mailto:mjoseph@wkdickson.com">mjoseph@wkdickson.com</a>
<u>Owner/Sponsor</u> Oconee County	Tronda Popham Procurement Director	415 S. Pine St. Walhalla, SC 29691	(864) 638-4141	<a href="mailto:tpopham@oconeesc.com">tpopham@oconeesc.com</a>
<u>Airport</u> Oconee County Regional Airport	Jeff Garrison Airport Director	365 Airport Rd. Seneca, SC 29678	(864) 882-2959	<a href="mailto:jgarrison@oconeesc.com">jgarrison@oconeesc.com</a>
<u>Airport</u> Oconee County Regional Airport	Melinda Cox Airport Admin. Asst.	365 Airport Rd. Seneca, SC 29678	(864) 882-2959	<a href="mailto:mcox@oconeesc.com">mcox@oconeesc.com</a>

2. Pre-bid Meeting Attendees

- See attached sign-in sheet.

3. RFI Instructions

- All requests for information (RFIs) shall be submitted via e-mail to Ms. Tronda Popham, Oconee County Procurement Director, at [tpopham@oconeesc.com](mailto:tpopham@oconeesc.com). All RFIs must be submitted by 5:00 PM EDT on Friday, June 7, 2019. Please state "ITB 18-06" in the subject line of the e-mail.
- Please note that nothing verbally discussed or answered at the Pre-bid Meeting is to be considered an official response. If you have a question that you feel is important, please send an RFI via e-mail, and that question/clarification will be addressed in writing and made a part of the Bid Documents.

#### 4. Bid Opening

- Bid opening will be on Thursday, June 20, 2019 at 2:00 PM EDT at the Oconee County Procurement Office, 415 South Pine Street, Walhalla, SC 29691.
- No bids will be accepted after 2:00 PM EDT on Thursday, June 20, 2019. No exceptions. The Engineer shall keep the official time.

#### 5. General Description of Project/Review Plans

- The project's final scope of work is dependent on available funding. As such, the project has been separated into 4 schedules of work:
  - a. Schedule A (base bid)
    - i. Relocation of Nebo Church Road and demolition of old Nebo Church Road.
    - ii. Construction activities confined to area west of Shiloh Road.
  - b. Schedule B (base bid + bid additive 1)
    - i. Adds removal of construction debris and unsuitable soils from area near existing on-airport detention pond.
    - ii. Adds backfill of area equivalent to volume of construction debris and unsuitable soils removed.
  - c. Schedule C (base bid + bid additive 1 + bid additive 2)
    - i. Adds backfill of area near existing on-airport detention pond and area at west end of parallel taxiway to serve as site prep for future apron expansion and/or hangar development.
  - d. Schedule D (base bid + bid additive 1 + bid additive 2 + bid additive 3)
    - i. Adds concrete apron expansion, including pavement marking.
- Contractor is required to apply for and obtain all state and/or local permits necessary to complete the work (other than as noted below).
- WKD has submitted, or is in the process of submitting, applications for the following:
  - a. Encroachment permit application to SCDOT for work within the Shiloh Road ROW.
  - b. Roadway design approval to Oconee County.
  - c. Soil erosion control permit application to SCDHEC.
  - d. Notice of construction to FAA.
- Initial coordination efforts have been made with power and fiberoptic utility providers; and a bid item allowance has been included in the bid proposal form that will cover costs associated with proposed utility-related efforts. It is our understanding that any utility relocation to be performed will be done by the individual utility providers. The contractor will be responsible for coordinating the utility relocation efforts with other items in the contractor's scope of work.
- Bid packages, including plans, contract documents, and technical specifications, are only available (via download or hard copies to be mailed) through the Plan Room tab on the website [www.wkdickson.com](http://www.wkdickson.com). You must be a registered plan holder with the WK Dickson Plan Room in order to have your bid considered.
- PDF or hard copies of plans may be shared with subcontractors for purposes of preparing a bid submittal package; however, any contractor submitting a bid proposal must have purchased a bid package through the Plan Room.

## 6. Airport Safety

- Prior to starting construction, the contractor shall make themselves familiar with FAA Advisory Circular AC/5370-2F, which has been included in the project specifications. A free electronic copy may be downloaded from [www.faa.gov](http://www.faa.gov).
- The contractor shall not enter the Runway Safety Area (RSA) or Taxiway Safety Area (TSA) without meeting the requirements of the plans, specs, and safety protocols.
- Equipment height will be limited to 15' within the Runway 7 approach surface footprint.

## 7. Contract Time

- Contract time is dependent on the bid schedule awarded. Contract times are total days in contract; and are not additive (e.g. Schedule B total contract time is 120, not 90+120).
  - a. Schedule A: 90 consecutive calendar days.
  - b. Schedule B: 120 consecutive calendar days.
  - c. Schedule C: 235 consecutive calendar days.
  - d. Schedule D: 280 consecutive calendar days.
- Tentative schedule is as follows:
  - a. Final addendum likely to be issued June 11/12.
  - b. Bid opening Thursday, June 20.
  - c. Once final bids are received and processed, a Recommendation of Award will be made to Oconee County by WKD the week of June 24-28.
  - d. Oconee County can issue a conditional Notice of Award to the contractor upon receipt of WKD's Recommendation of Award. The Notice of Award will be conditional on receipt of a grant from the FAA.
  - e. WKD will prepare and submit a grant application to the FAA by Friday, June 28.
  - f. FAA prepares and makes grant offer to Oconee County (approx. 30-45 days after grant application received).
  - g. Oconee County accepts grant offer from FAA, executes grant between FAA/County.
  - h. Upon acceptance of grant offer, WKD will prepare and issue a Notice of Award, then prepare the contract between Oconee County & contractor.
  - i. Contract Documents executed by contractor & Oconee County (approx. 30 days).
  - j. Pre-construction meeting and Notice to Proceed anticipated early October 2019.
- Liquidated Damages: \$1,000 per calendar day.
  - Liquidated Damages may be assessed if contractor does not achieve final completion (not substantial completion), as determined by the WKD and Oconee County, within the contract period.
- Clemson University football schedule (home games):
  - Thu., Aug. 29; Sat., Sept. 7; Sat., Sept. 21; Sat., Oct. 12; Sat., Oct. 26 (homecoming); Sat., Nov. 2; Sat. Nov. 16
- In general, the contractor will be able to work on the various project sites concurrently (provided a priority is placed on the relocation of Nebo Church Road and the demolition/grading of the old Nebo Church Road roadbed). However, work will not be allowed on airport property east of Shiloh Road during football season. Construction activities shall not be allowed to impact airport operations during football season.

## 8. Bid Proposal

- Submit entire proposal section (currently B-1 to B-22), provided separately, according to “Instructions to Bidders”. Ensure that all required forms are properly completed.
- The DBE participation goal is 18.7%.
  - Contractor may utilize multiple DBE sub-contractors; submit separate Letter of Intent for each DBE firm proposed.
  - Approved DBE firm status is based on the most recent SCDOT DBE Directory.
  - Good Faith Effort based on 49 CFR Part 26 must be made if unable to meet DBE goal.
- Buy American is a requirement.
- The project is being funded, in part, by Federal and State funds. Therefore, all applicable Federal requirements (such as Davis-Bacon Act) are in place.
- Must be properly licensed as a South Carolina General Contractor to submit bid proposal; license number is to be listed on the outside of the proposal envelope.
- SCDOT prequalification as a general contractor is not required for this project.
- A 5% bid bond is required.

## 9. Bid Award

- An award of any contract is subject to the availability of Federal & State funding assistance.
- It is anticipated that the contract award will be made to the lowest responsive and responsible bidder if an award is made.
- Oconee County reserves the right to reject any or all bids and to waive informalities and minor irregularities and to accept the bid deemed to be in the best interest of the County.
- Bid proposals are valid for 120 calendar days.

## 10. Construction

- Contractor will be responsible for field-locating and marking all property lines and construction limits prior to commencing construction activities.
- Contractor will be responsible for field-locating and marking all existing above-ground and underground utilities in the project area prior to commencing construction activities. Contractor shall be responsible for the costs associated with the procurement of any necessary private utility location services.
- Sponsor will have full-time construction observer (to be provided by WK Dickson) on-site during construction activities.

## 11. Questions/Comments

- Q1: How can contractors and subcontractors obtain a copy of the plan holder’s list?
- Q2: Will slipform construction for the proposed concrete apron expansion be required and/or acceptable?
- Q3: Can you provide a copy of the geotechnical investigation report?
- Q4: Can you provide a copy of the AutoCAD file for the bid plan set?

## 12. Site Visits

- Future on-airport site visits must be coordinated with airport management.
- Please note that nothing discussed verbally with WK Dickson, Oconee County, or Oconee County Regional Airport personnel is to be considered an official response. If you have a question that you feel is important, please send an RFI via e-mail.
- \*\*\* Please note that all RFIs must be submitted via e-mail to Ms. Tronda Popham, Oconee County Procurement Director, at [tpopham@oconeesc.com](mailto:tpopham@oconeesc.com) \*\*\*
- Group site visit was made to the following project sites at the conclusion of the pre-bid meeting:
  - On-airport detention pond (including site access point).
  - Area requiring debris removal and backfilling (including site access point).
  - Area requiring backfilling at west end of parallel taxiway (including site access point).
  - Harbin Acres Road (tie-in point for relocated Nebo Church Road).
  - Nebo Church Road (from Shiloh Road to Mt. Nebo Baptist Church).




**PRE-BID MEETING SIGN-IN SHEET**

Oconee County Regional Airport (CEU)  
Seneca, SC

Nebo Church Rd. Relocation & West Apron Expansion

May 30, 2019 @ 11:00 AM  
Terminal Building Conference Room  
WKD NO. 20180309.00.CA

Representing	Attendee Name	Phone Number	Email Address
Oconee County Procurement	Katie Brown 	(864) 638-4141	kbrown@oconeesc.com
Oconee County Procurement	Tronda Popham 	(864) 638-4141	tpopham@oconeesc.com
WK Dickson	Joe Barkevich 	(803) 786-4261	jbarkevich@wkdickson.com
WK Dickson	Michael Joseph 	(770) 955-5574	mjoseph@wkdickson.com
Granite Contracting	Dallas Owens	704-892-0341 ext 254	Dallas Owens @ Granite Contracting .CO
GLF Construction Corporation	Lyndon Kirkendall	888-772-7132	lkirkendall@glfusa.com
ROGERS GROUP INC	SCOTT DOMINGUEZ	804 879-7311	SCOTT.DOMINGUEZ@ROGERSGROUPINC.COM
THEFT DEVELOPMENT CORP	Ryan Miller	864-546-1628	rmiller@thriftdev.com
Anderson Contractors Inc	Bob Sims	704 698 6450	AVR Groups @ Anderson.com.NET
Davis Construction	Will Sims	864 546 9287	wsims@jshisinc.com

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Seneca, SC

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Nebo Church Rd. Relocation & West Apron Expansion

Representing	Attendee Name	Phone Number	Email Address
ECS	MARTIN MULLIS	864-444-8192	MULLIS@ECSLIMITED.COM
J DAVIS CONSTRUCTION	SAM SANDIFER	864-972-4720	SAM@JDAVISINC.COM
BMC CONSTRUCTION	MRS WATKINS	910-738-6643	MRS.WATKINS@BMCCONSTRUCTION.COM